

CONSTRUCTION SUMMARY

Mountainview Heights 3 (G) - Russell Gardens Building Ltd.

PURCHASERS: Paramjit SINGH and Baljinder K. MULTANI

TEL: RES.: 647-470-9940

LOT / PHASE	REG. PLAN #	HOUSE TYPE		
294 / 3	62M-1266	Mountainash Five (4 Bedroom) Elev 2		

CABINETRY

1 - CABINETRY - KITCHEN - LIGHT VALENCE - NO ELECTRICAL 03Mar21 Note:	
1 - CABINETRY - KITCHEN - CM3 CROWN MOULDING 03Mar21 Note:	
1 - KITCHEN CABINETRY - DIFFERENT COLOUR ISLAND - FLAT FEE 03Mar21 Note:	
1 - CABINETRY - KITCHEN - HARDWARE UPGRADE 1 03Mar21 Note:	
1 - CABINETRY - KITCHEN - UPGRADE 3 03Mar21 Note:	
1 - CABINETRY PROVISION - PROVISION FOR PLUG ON ISLAND (PLUG EXTRA ORDERED SEPARATELY) 03Mar21 Note:	

CABINETRY ACCESSORIES

1 - CABINETRY FEE FOR FLUSH CUTOUT ON WALL OVEN/MICROWAVE COMBO CABINET ONLY 09Mar21 Note:	
1 - KITCHEN - BLU MOTION DRAWERS 03Mar21 Note:	
1 - KITCHEN - DELETE PANTRY TO ACCOMMODATE 42" FRIDGE 03Mar21 Note:	
1 - VANITY CABINETRY - RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT - ENSUITE 4 BATHROOM 03Mar21 Note:	
1 - VANITY CABINETRY - RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT - ENSUITE 2 BATHROOM 03Mar21 Note:	
1 - VANITY CABINETRY - RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT - MASTER ENSUITE BATHROOM 03Mar21 Note:	
1 - VANITY CABINETRY - RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT - POWDER ROOM 03Mar21 Note:	
1 - KITCHEN CABINETRY - APPLIANCE DOOR PANELS - 24" DISHWASHER DOOR PANEL (SUPPLY ONLY) - UPGRADE 3 03Mar21 Note:	
1 - KITCHEN CABINETRY - APPLIANCE DOOR PANELS - FRIDGE DOOR PANELS - SUPPLY ONLY - 42"-48" WIDE FRIDGES - UPGRADE 3 03Mar21 Note:	
1 - KITCHEN CABINETRY - MINI STACKED UPPER CABINETS - INCLUDES UPGRADE 1 HARDWARE - UPGRADE 3 CABINETRY 03Mar21 Note:	
1 - KITCHEN CABINETRY - BUILT-IN FRIDGE CABINET - PRICE IS EACH 03Mar21 Note:	

RECEIVED

MAR 11 2021

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1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - UPGRADE 3 03Mar21 Note:				
1 - KITCHEN HOOD CABINETS - TRANSITIONAL WOOD HOOD (DHB) 800-1000 WIDE - UPGRADE 3 03Mar21 Note: PURCHASER TO SUPPY AND INSTALL HOOD FAN AFTER CLOSING				
1 - KITCHEN CABINETRY BASE - PULLOUT RECYCLE 4 BIN - PRICE IS EACH 03Mar21 Note:				
1 - KITCHEN CABINETRY - BUILT-IN MICROWAVE/OVEN COMBO - UPGRADE 3 03Mar21 Note:				
1 - KITCHEN CABINETRY BASE - COOKTOP CABINET WITH POT DRAWERS (2 DRAWERS) - UPGRADE 3 03Mar21 Note:				

CERAMIC TILE

1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - - BATHROOM 3/4 - SHOWER 03Mar21 Note:				
1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A STAGGERED PATTERN - - BATHROOM 2 - SHOWER 03Mar21 Note:				
1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 03Mar21 Note:				
1 - TILE - UPGRADE 4 FLOOR TILE - - POWDER ROOM 03Mar21 Note:				
1 - TILE - UPGRADE 4 FLOOR TILE - - MUD ROOM 03Mar21 Note:				
1 - TILE - UPGRADE 4 FLOOR TILE - - KITCHEN 03Mar21 Note:				
1 - TILE - UPGRADE 4 FLOOR TILE - - FOYER 03Mar21 Note:				
1 - TILE - UPGRADE 1 WALL TILE - - BATHROOM 3/4 - SHOWER 03Mar21 Note:				
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 3/4 - FLOOR 03Mar21 Note:				
1 - TILE - UPGRADE 3 WALL TILE - - ENSUITE WALL TILE - SHOWER 03Mar21 Note:				
1 - TILE - UPGRADE 3 FLOOR TILE - - ENSUITE BATHROOM - FLOOR 03Mar21 Note:				
1 - TILE - UPGRADE 1 WALL TILE - - BATHROOM 2 - SHOWER 03Mar21 Note:				
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 2 - FLOOR 03Mar21 Note:				



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LOT / PHASE 294 / 3	REG. PLAN # 62M-1266	HOUSE TYPE Mountainash Five (4 Bedroom) Elev 2		
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CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR ONLY - DET 03Mar21 Note:	
1 - SHARED ENSUITE BEDROOM 3/4 - 5 FOOT SHOWER WITH SLIDING GLASS CHROME DOORS IN LIEU OF TUB 23Jul20 Note:	
1 - MASTER ENSUITE - FRAMELESS GLASS SHOWER DOOR & FRONT WALL AT SEAT INCLUDES CHROME KNOB & HINGES 23Jul20 Note: IF CONSTRUCTION PERMITS	
3 - ENLARGE BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 23Jul20 Note: IF CONSTRUCTION PERMITS	

COUNTER TOP

1 - COUNTER TOP - UPGRADE - KITCHEN COUNTER TOP 03Mar21 Note:	
1 - COUNTER TOP - UPGRADE - POWER ROOM VANITY COUNTER TOP 03Mar21 Note:	
1 - COUNTER TOP - UPGRADE - ENSUITE BATHROOM VANITY COUNTER TOP 03Mar21 Note:	
1 - COUNTER TOP - UPGRADE - ENSUITE BATHROOM 3/4 VANITY COUNTER TOP 03Mar21 Note:	
1 - COUNTER TOP - UPGRADE - ENSUITE BATHROOM 2 VANITY COUNTER TOP 03Mar21 Note:	

ELECTICAL

1 - PLUG – ROUGH-IN FOR ELECTRIC CAR PLUG IN GARAGE – FOR FUTURE ELECTRIC CAR – 240V / 40-50 AMPS 09Mar21 Note: SPECIFICATIONS REQUIRED	
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ELECTRICAL

1 - LIGHT - EXTERIOR WITH INTERIOR SWITCH 03Mar21 Note:	
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION 03Mar21 Note:	
1 - BUILT IN OVEN AND COOKTOP PROVISION - PROVISION ONLY - ELECTRICAL ONLY 03Mar21 Note:	
3 - FAN - BATHROOM EXHAUST FAN - ENERGY STAR 80 CFM - IN LIEU OF STANDARD FAN - ENSUITE 2, ENSUITE 3/4 AND MASTER ENSUITE BATHROOMS 03Mar21 Note:	
1 - PLUG - ELECTRICAL PLUG - FLEX ROOM - INSTALLED 5' FROM FLOOR FOR FUTURE TV - SEE SKETCH 03Mar21 Note:	
1 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING 03Mar21 Note:	

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1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 03Mar21 Note:				
1 - PLUG - ELECTRICAL PLUG - ADD TO ISLAND 03Mar21 Note:				
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - KITCHEN BREAKFAST - INSTALLED ON SEPERATE SWITCH FROM STANDARD LIGHT 03Mar21 Note:				
1 - ABOVE KITCHEN ISLAND - ADD LIGHT AND SWITCH - NO FIXTURE INCLUDED - WIRED TO SAME SWITCH AS STANDARD LIGHT 03Mar21 Note:				
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 03Mar21 Note:				
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - KITCHEN WORKSPACE - INSTALLED ON SEPERATE SWITCH FROM STANDARD LIGHT 03Mar21 Note:				
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - FAMILY ROOM - INSTALLED ON SEPERATE SWITCH FROM STANDARD LIGHT 03Mar21 Note:				
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - LIVING/DINING ROOM - INSTALLED ON SEPERATE SWITCH FROM STANDARD LIGHT 03Mar21 Note:				
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED - LIVING ROOM 03Mar21 Note:				
1 - 200 AMP ELECTRICAL SERVICE 23Jul20 Note:				

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 03Mar21 Note:	
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HARDWOOD FLOORING

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - MAIN HALL 03Mar21 Note:	
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIVING AND DINING ROOM 03Mar21 Note:	
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIBRARY/DEN 03Mar21 Note:	
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FAMILY ROOM 03Mar21 Note:	

MIRRORS AND GLASS

1 - SHOWER DOOR HANDLE - CHROME D-RING WITH TOWEL BAR - MASTER ENSUITE BATHROOM 03Mar21 Note:	
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PLUMBING

5 - SINK - UNDERMOUNT SINK - TECO BATH #4815 - ALL BATHROOMS 03Mar21 Note:	
1 - SOAP DISPENSER - CHROME FINISH - S3947C - KITCHEN 03Mar21 Note:	
1 - SINK - UNDERMOUNT SINK - BLANCO QUATRUS R15 U2 #401519 03Mar21 Note:	
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY 03Mar21 Note:	
3 - TOE TESTER - ADD TOE TESTER TO SHOWER - ALL SHOWERS 23Jul20 Note:	

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 03Mar21 Note:	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$7,270.00 BALANCE (\$17,730.00) FORWARD TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$25,000.00 AS PER SCHEDULE PE DATED 07/08/2020. 23Jul20 Note:	

STAIRS AND RAILINGS

1 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET 03Mar21 Note:	
1 - STAIRCASE - V GROOVE HANDRAIL 03Mar21 Note:	
1 - STAIRCASE - 4 X 4 POSTS 03Mar21 Note:	
1 - STAIRCASE - EUROLINE R6-3 IRON PICKETS - BLACK 03Mar21 Note:	

EXTRAS AS PER OFFER

SUNKEN FOYER AND RECESSED STEP IN PORCH AS PER GRADE CONDITION. INSERT SKETCH DATED SEPTEMBER 1, 2020, AS ATTACHED. Upgrade Note:	
10 foot ceiling on main level Worksheet Note:	
The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Two Worksheet Note:	

Purchasers:Paramjit SINGH & Baljinder K. MULTANI

Telephone Res. / Bus: (647) 470-9940 /

Decor Advisor: Candace Forza

Lock Date: 3-Mar-21

Property: 294

Project: Russell Gardens Building Ltd.

Model and Elevation: Mountainash Five (4 Bedroom) Elev 2

Plan #: 62M-1266

Layout Changes: ☒ Yes ☐ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	PERIMETER - LEGACY 400 BRIGHT WHITE***ISLAND - LEGACY 701 PEWTER	451SB
Laundry Room	ELISSE	Standard
Powder Room	MONACO 823 DRIFTWOOD	113SB
Master Ensuite Bathroom	EVEREST	431SA
Ensuite Bath - Bedroom 2	EVEREST	113SB
Ensuite Bath - Bedroom 3/4	EVEREST	431SA
	N/A	N/A
	N/A	N/A
	N/A	N/A

Appliances:

Built In Appliances ☒ Yes ☐ No

Slide In Stove ☐ Yes ☒ No

Dishwasher Cabinet ☐ Closed ☒ Open

41" Upper Cabinets ☒ Yes ☐ No

Please NOTE: Standard Cabinet Height is 30"

Stove Opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

Fridge Opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

KITCHEN - HARDWARE - \*\* Refer to Construction Summary

2. Counters

	Counter	Edge
Kitchen / Breakfast	QUARTZ-VERMONT	#360 EDGE
Laundry Room	N/A	
Powder Room	QUARTZ-BIANCO PAPIRO	#360 EDGE
Master Ensuite Bathroom	QUARTZ-MISTRAL	#360 EDGE
Ensuite Bath - Bedroom 2	QUARTZ-FUSION WHITE	#360 EDGE
Ensuite Bath - Bedroom 3/4	QUARTZ-GREYCALE	#360 EDGE
	N/A	
	N/A	
	N/A	

\*\* Refer to Construction Summary



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Plan #: 62M-1266

3. Ceramic Flooring

Entrance Vestibule	TILE-CALACATTA POLISHED (CA6083P)-24X24	<input type="checkbox"/>	At a 45 Threshold-If App.
Main Hall	STRIP	<input type="checkbox"/>	metal strip where applicable
Kitchen / Breakfast	TILE-CALACATTA POLISHED (CA6083P)-24X24	<input type="checkbox"/>	
Laundry Room	TILE-ESSENZE BIANCO-13X13	<input type="checkbox"/>	
Powder Room	TILE-CALACATTA POLISHED (CA6083P)-24X24	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-LITIUM PEARL POLISHED-24X24	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2	TILE-MARMORE CARARRA-12X24	<input type="checkbox"/>	
Ensuite Bath - Bedroom 3/4	TILE-STONE WHITE-12 1/4 X 24 1/4"	<input type="checkbox"/>	
MUD ROOM	TILE-CALACATTA POLISHED (CA6083P)-24X24	<input type="checkbox"/>	
	N/A	<input type="checkbox"/>	
	N/A	<input type="checkbox"/>	

\*\* Refer to Construction Summary

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	N/A	
Tub Deck	N/A	
Tub Deck Skirt	N/A	
Shower Stall	TILE-LITIUM PEARL POLISHED-12X24	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2	TILE-MARMORE CARARRA-12X24	***LAID IN STAGGERED PATTERN***
Ensuite Bath - Bedroom 3/4	TILE-STONE WHITE-12 1/4 X 24 1/4"	***LAID IN STAGGERED PATTERN***
MUD ROOM	N/A	
	N/A	
	N/A	
Kitchen Backsplash	N/A	

\*\* Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Plumbing Fixtures

All Bathrooms

White

N/A

N/A

N/A

N/A

N/A

Whirlpool

N/A

☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge

☒ Yes ☐ No

\*\* Refer to Construction Summary

6. Trim Carpentry

Interior Doors	CARRARA-SMOOTH
Interior Trim	As Per Construction Specifications
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

\*\* Refer to Construction Summary

Initials: 



Purchasers:

Paramjit SINGH & Baljinder K. MULTANI

Telephone Res. / Bus:

(647) 470-9940 /

Decor Advisor:

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Lock Date:

3-Mar-21

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Plan #:

62M-1266

7. Other Flooring

Main Hall	STRIP-VINTAGE-NORTHERN SOLID SAWN-WIRE BRUSH-CHARACTER-UV URETHANE OIL-RED OAK-DOVER-5"	
Living Room	STRIP-VINTAGE-NORTHERN SOLID SAWN-WIRE BRUSH-CHARACTER-UV URETHANE OIL-RED OAK-DOVER-5"	
Dining Room	STRIP-VINTAGE-NORTHERN SOLID SAWN-WIRE BRUSH-CHARACTER-UV URETHANE OIL-RED OAK-DOVER-5"	
Family Room	STRIP-VINTAGE-NORTHERN SOLID SAWN-WIRE BRUSH-CHARACTER-UV URETHANE OIL-RED OAK-DOVER-5"	
Den / Library / Study	STRIP-VINTAGE-NORTHERN SOLID SAWN-WIRE BRUSH-CHARACTER-UV URETHANE OIL-RED OAK-DOVER-5"	
Basement Landing(If Applies)	N/A	
Lower Landing (If Applies)	STRIP-VINTAGE-NORTHERN SOLID SAWN-WIRE BRUSH-CHARACTER-UV URETHANE OIL-RED OAK-DOVER-5"	
Upper Landing	STRIP-VINTAGE-NORTHERN SOLID SAWN-WIRE BRUSH-CHARACTER-UV URETHANE OIL-RED OAK-DOVER-5"	
Upper Hall	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019	
Master Bedroom	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019	
Bedroom #2	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019	
Bedroom #3	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019	
Bedroom #4	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019	
Bedroom #5	N/A	
FLEX ROOM	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019	
	N/A	
	N/A	
Underpad	Type	Area
	N/A	N/A

\*\* Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE WITH 4X4 POSTS	Colour	VINTAGE DOVER RED OAK
Picket Type	PICKETS R-6-3	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	VINTAGE DOVER RED OAK
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	VINTAGE DOVER RED OAK
Red Oak Stairs with Semi Gloss Finish		<input checked="" type="radio"/> Yes <input type="radio"/> No	

\*\* Refer to Construction Summary THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS AND RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS.

9. Wall Paint Flat Finish

Main & Upper Hall	22 WARM GREY	Master Bedroom	22 WARM GREY
Living Room	22 WARM GREY	Bedroom #2	22 WARM GREY
Dining Room	22 WARM GREY	Bedroom #3	22 WARM GREY
Kitchen / Breakfast	22 WARM GREY	Bedroom #4	22 WARM GREY
Family Room	22 WARM GREY	Bedroom #5	N/A
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 3/4	22 WARM GREY
Trim Paint-Semi Gloss	BIRCH WHITE	FLEX ROOM	22 WARM GREY
	N/A		N/A
	N/A		N/A

Smooth Ceilings First Floor ☒ Yes ☐ No

\*\* Refer to Construction Summary

Initials:



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Plan #: 62M-1266

10. Plaster Mouldings and Medallions

Entrance Vestibule	N/A	N/A	Kitchen/Breakfast	N/A	N/A
Main Hall	N/A	N/A	Den/Library	N/A	N/A
Living Room	N/A	N/A	Lower Landing	N/A	N/A
Dining Room	N/A	N/A		N/A	N/A
Family Room	N/A	N/A		N/A	N/A

\*\* Refer to Construction Summary

11. Fireplace

Living Room			Family Room			Other Room - Specify		
Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A
<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Fireplace Type	N/A		FLAT ON WALL		N/A		N/A	
Mantle Type	N/A		MANTLE M1-STANDARD		N/A		N/A	
Colour / Stain	N/A		AS PER CONSTRUCTION SPECIFICATIONS		N/A		N/A	
Surround	N/A		NERO		N/A		N/A	
Hearth	N/A		NO		N/A		N/A	

\*\* Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning	NO	Gas Provisions Stove	YES
Gas Provisions Dryer	NO	Gas Provisions Barbecue	NO
Comment			

\*\* Refer to Construction Summary

13. Electrical

Plugs and Switches	<input checked="" type="radio"/> White	DECOR	Above Kitchen Cabinet Light	<input type="radio"/> Yes <input checked="" type="radio"/> No
Hood Fan	STANDARD WHITE TEMP.		Below Kitchen Cabinet Light	<input type="radio"/> Yes <input checked="" type="radio"/> No
Appliances	Built in Cooktop	Built in Oven	Gas Stove	Microwave
	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No
Dishwasher Rough-in	Yes			

\*\* Refer to Construction Summary

14. General Comments

\*\* Refer to Construction Summary

Disclaimers and Notes

- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
- The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature:  Date: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

LOT 294  
RUSSELL GARDENS  
PHASE 3  
MOUNTAINVIEW HEIGHTS

MOUNTAINASH 5  
ELEV. 2

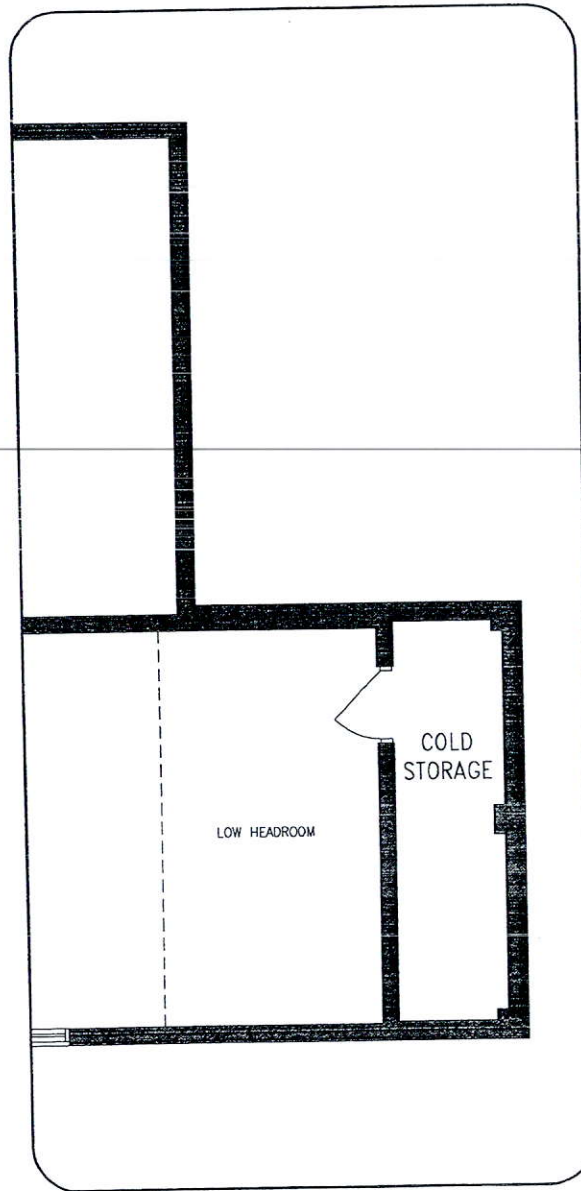
REVISION:

1. SUNKEN FOYER AND  
RECESSED STEP IN PORCH  
AS PER GRADE CONDITION

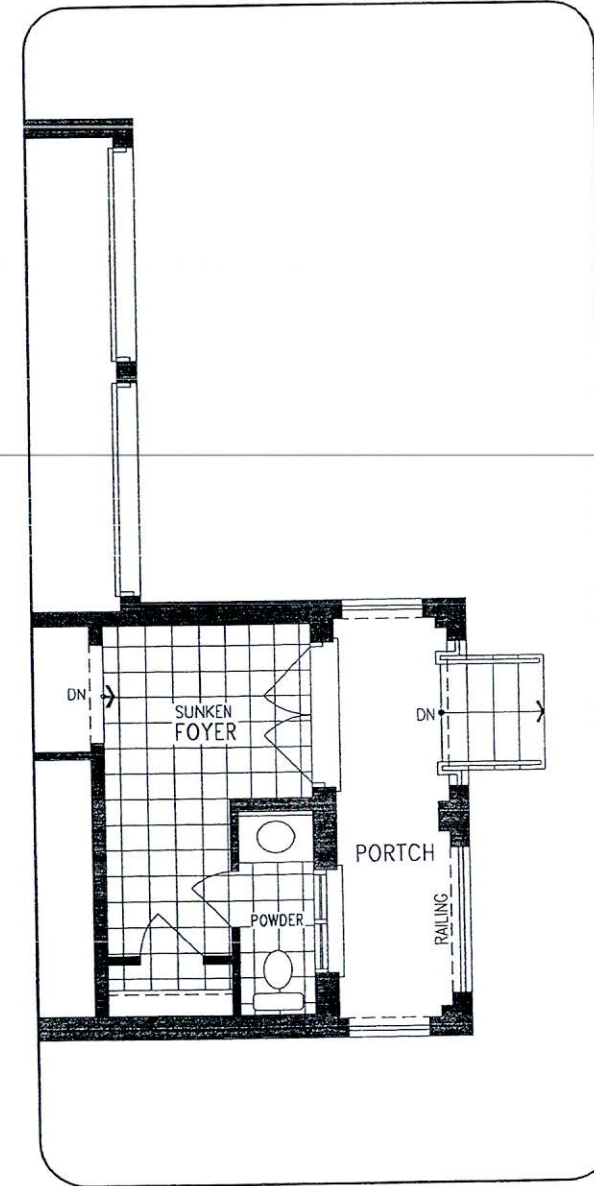
BM

PS

Sept 3/2020



LOWER LEVEL



MAIN LEVEL

**DISCLAIMERS:** SKETCH NOT TO SCALE. DIMENSIONS, SPECIFICATIONS AND ARCHITECTURAL DETAILS SUBJECT TO MODIFICATION BY THE VENDOR. SKETCH IS ONLY FOR THE PURPOSE OF ILLUSTRATING REVISIONS REQUESTED BY THE PURCHASER AND ALL REVISIONS ARE SUBJECT TO VENDOR'S FINAL APPROVAL. ONLY REVISIONS ACCEPTED IN WRITING BY THE PURCHASER AND VENDOR ON A PURCHASER'S EXTRA SHEET WILL BE INCORPORATED INTO THE PLANS FILED WITH THE MUNICIPALITY. E. & O.E.

**REGION  
DESIGN  
INC.**

SCALE

N.T.S.

BY  
VG

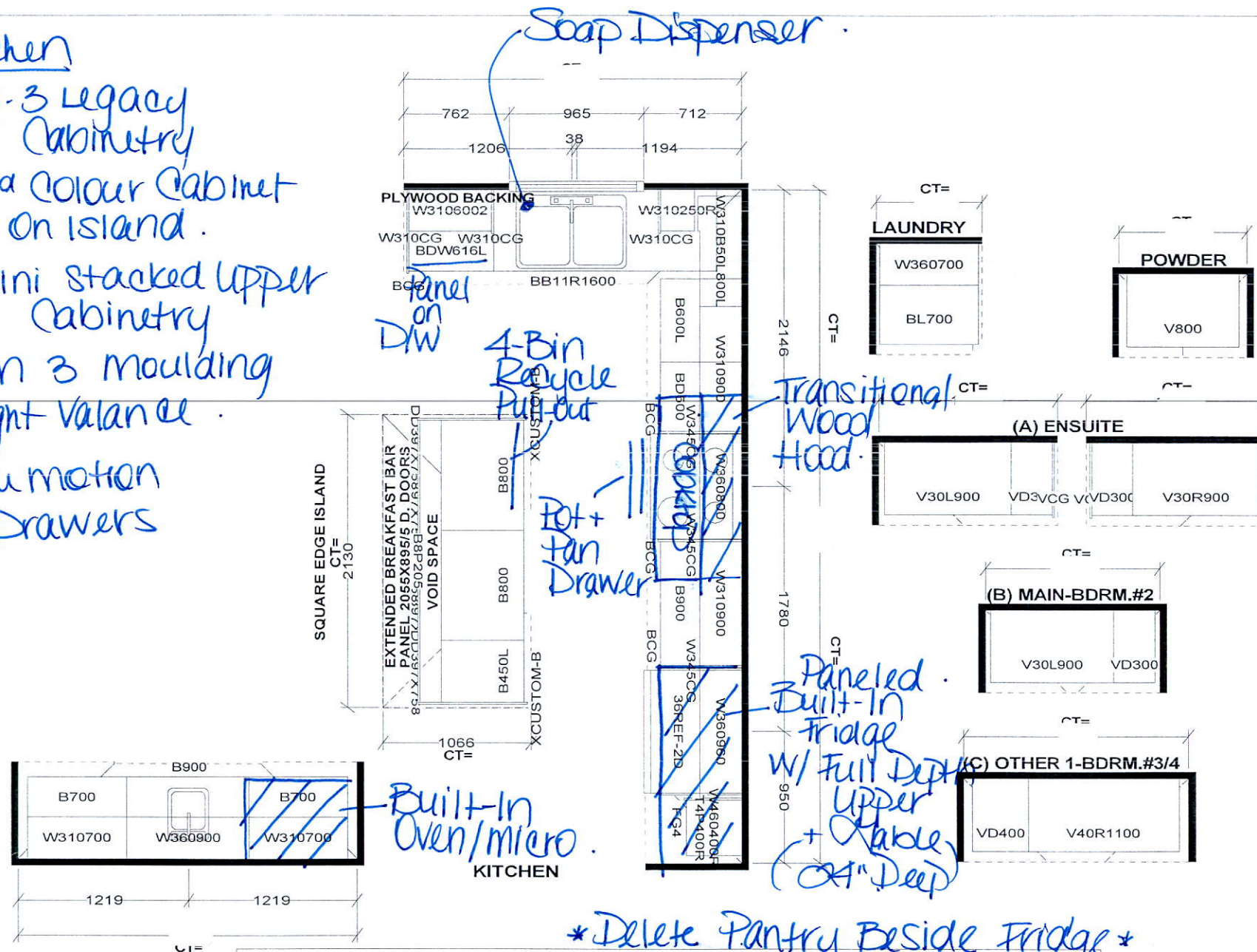
PAGE No.  
1 OF 1

**Greenpark**



# Kitchen

- upg. 3 Legacy Cabinetry
- 2nd Colour Cabinet on Island.
- mini stacked upper Cabinetry
- cm 3 moulding
- Light Valance.
- Blumotion Drawers



\*Delete Pantry Beside Fridge\*

Selba Industries J#		
W WDT _____	W HGHT _____	W CNT _____
FLOOR HGHT _____	DOOR HGHT _____	
ST. CENT _____	2X4 _____	VENT. BOX COVER _____
<small>This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed.</small>		
<small>DESIGNER: KS DATE: MAY 13 20</small>		<small>JOB NUMBER: BUILDER: GREENPARK SITE: RUSSELL GARDENS PH.3 MODEL: MOUNTAINASH 5X EL 1,2,3 LOT #:</small>



## 48" SEALED BURNER RANGETOP - 6 BURNERS AND INFRARED GRIDDLE

WOLF

SRT486G



### FEATURES

Maintain control with six dual-stacked burners that go from 20,000 Btu down to a mere breath of flame

Simmer and melt sauces, soups, and marinades easily with the lower tier of the dual-stacked burner

Match other Sub-Zero, Wolf, and Cove products with heavy-gauge stainless steel and signature red infinite control knobs

Sear in seconds with the additional 15,000 Btu infrared griddle

Cleanup is a snap as sealed, seamless burner pans contain splashes and spills

Move pots and pans effortlessly across the continuous cast-iron grates

Reignites flame automatically with spark ignition system

### ACCESSORIES

11" Cutting Board

2-Burner Wok Grate

Filler Trim

Griddle Cleaning Kit

Griddle Cleaning Pads

Griddle Cleaning Solution

S-Grates

Stainless steel, brass or chrome bezels

High altitude conversion kits available

5" and 10" stainless steel risers, and 20" riser with shelf

Signature red, black or stainless steel control knobs

Accessories available through an authorized dealer.

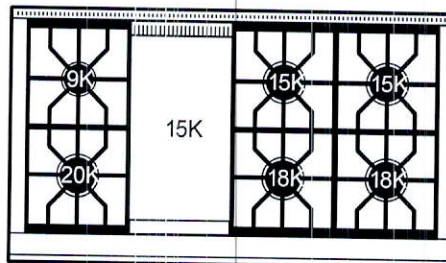
For local dealer information, visit [subzero-wolf.com/locator](http://subzero-wolf.com/locator).



### KNOB OPTIONS



### TOP CONFIGURATION



### RANGETOP SPECIFICATIONS

- Stainless-steel island trim (included)
- Stainless-steel bezels
- 1 - 9,200 Btu burner
- 2 - 15,000 Btu burners
- 2 - 18,000 Btu burners
- 1 - 20,000 Btu burner
- 1 - Infrared 15,000 Btu (13,000 Btu LP) griddle



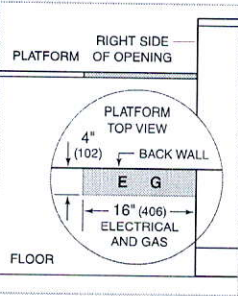
48" SEALED BURNER RANGETOP - 6 BURNERS AND INFRARED GRIDDLE

WOLF

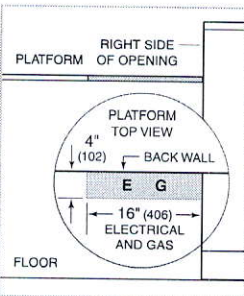
PRODUCT SPECIFICATIONS

Model	SRT486G
Dimensions	47 7/8"W x 8 1/2"H x 28 1/2"D
Electrical Supply	120 VAC, 60 Hz
Electrical Service	15 amp dedicated circuit
Gas Supply	3/4" ID line
Gas Inlet	1/2" NPT female
Receptacle	3-prong grounding-type

ELECTRICAL

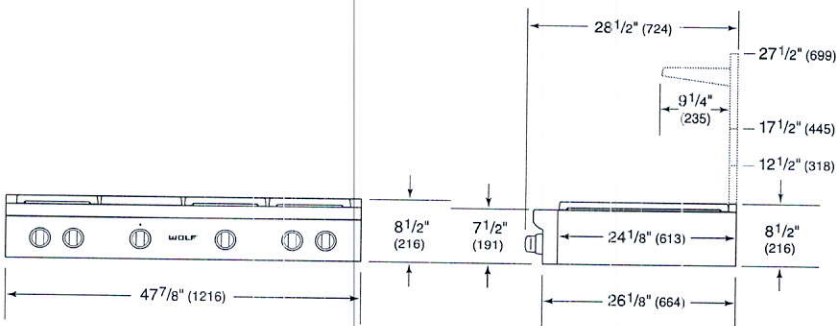


GAS

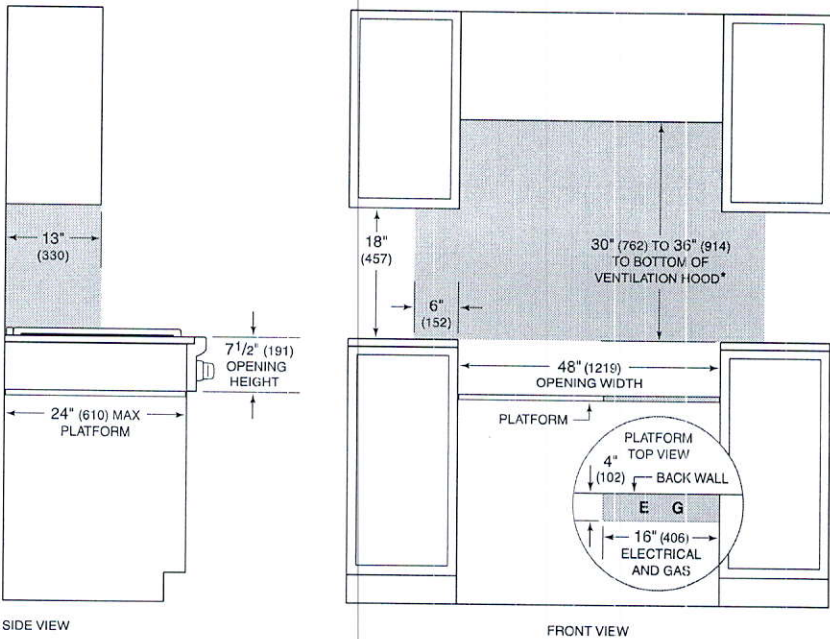


NOTE: Dimensions in parenthesis are in millimeters unless otherwise specified

DIMENSIONS



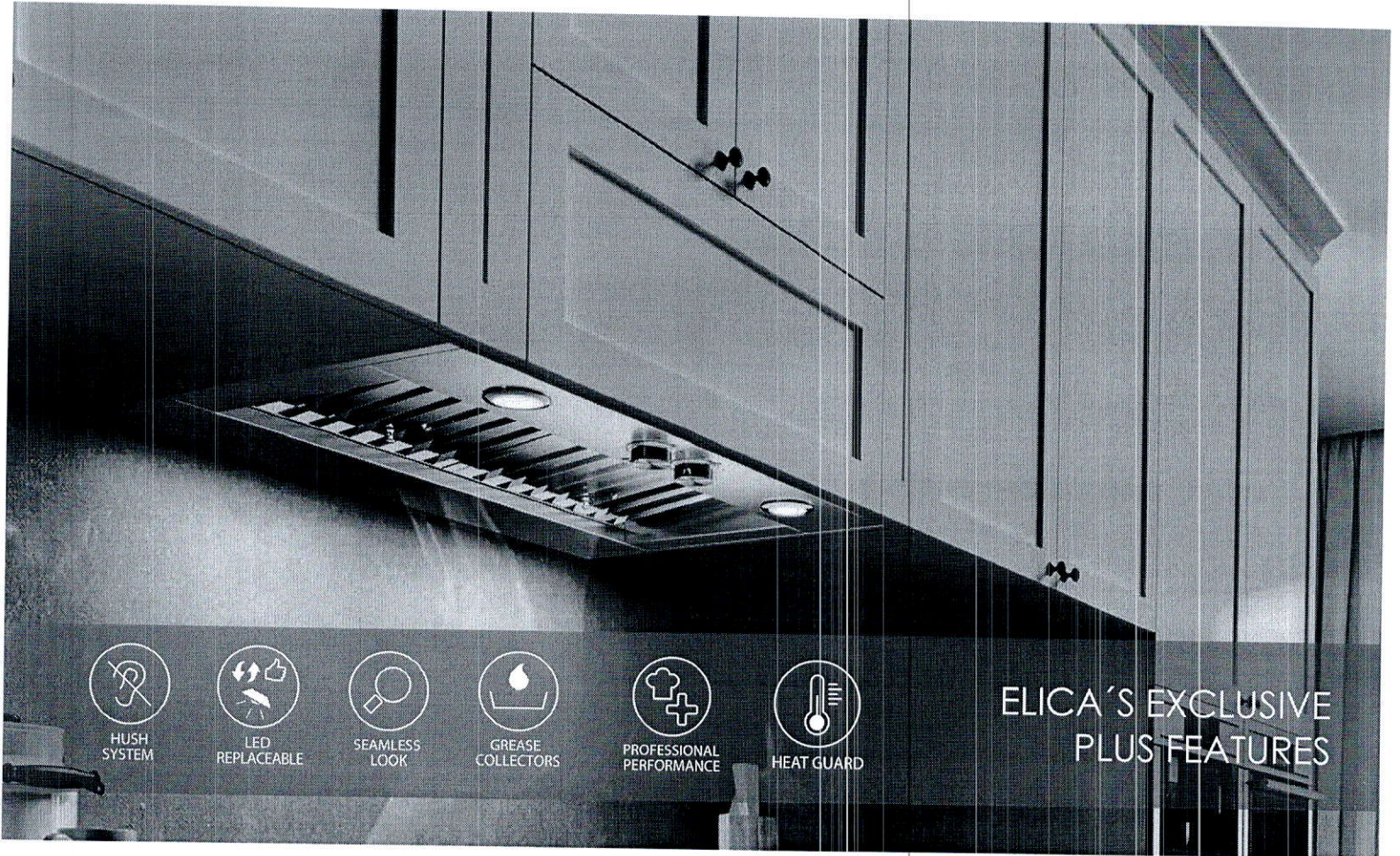
STANDARD INSTALLATION



\*Without ventilation hood, 36" (914) minimum clearance countertop to combustible materials, 44" (1118) for charbroiler.  
NOTE: Shaded area above countertop indicates minimum clearance to combustible surfaces, combustible materials cannot be located within this area.  
Electrical and gas supply located through bottom of platform.  
For island installation, 12" (305) minimum clearance back of range to combustible rear wall above countertop.



ELICA PRO SERIES  
AREZZO



ELICA'S EXCLUSIVE PLUS FEATURES



HUSH SYSTEM



LED REPLACEABLE



SEAMLESS LOOK



GREASE COLLECTORS

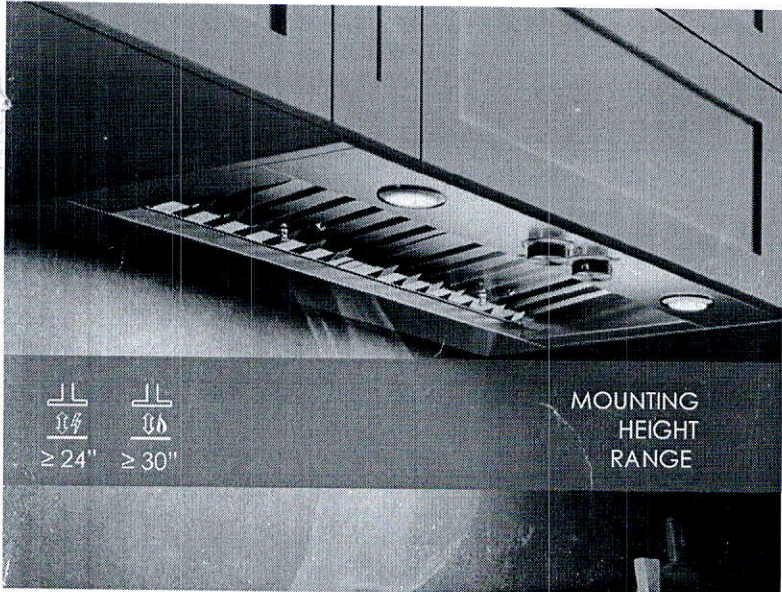
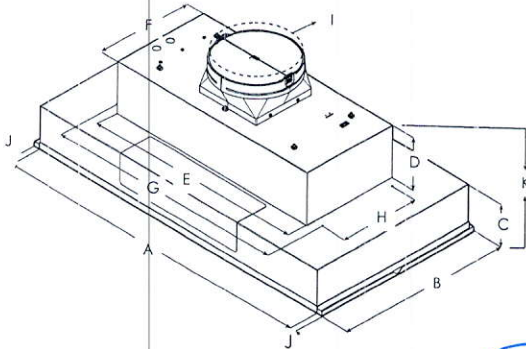


PROFESSIONAL PERFORMANCE



HEAT GUARD

Arezzo provides professional grade performance, while being discreetly mounted inside the cabinetry. Available in 28 1/2" and 34 1/2" width with a 600 CFM blower, and equipped with a 1200 CFM blower for widths of 34 1/2", 40 1/2" and 46 1/2" for extraordinary ventilating power. The extra depth (22") is ideal for supporting powerful professional ranges. Plus the All-In-One design avoids the need to purchase a stainless liner. Hidden metallic in/out knob controls operate the 4-speed blower and LED lighting.



≥ 24"    ≥ 30"

MOUNTING  
HEIGHT  
RANGE

	EAR628S4	EAR134S4	EAR140S4	EAR146S4
A	28 1/2" (72.4 cm)	34 1/2" (87.6 cm)	40 1/2" (103 cm)	46 1/2" (118 cm)
B	22" (55.9 cm)	22" (55.9 cm)	22" (55.9 cm)	
C	5 7/16" (13.8 cm)			
D	6 1/2" (16.4 cm)			
E	27 9/16" (70 cm)			
F	12 7/16" (31.6 cm)			
G	29 13/16" (75.7 cm)			
H	10 1/8" (25.7 cm)			
I	10" (25.4 cm)			
J	3/4" (1.9 cm)			
K	12" (30.4 cm)			



ELICA PRO SERIES  
AREZZO




SPECIFICATIONS


	28" Unit	34" Unit	40" Unit	46" Unit
Model:	EAR628S4	EAR634SS (600 CFM) EAR134S4 (1200 CFM)	EAR140S4	EAR146S4
Dimensions:	28 1/2"W x 22"D x 11 1/2"H	34 1/2"W x 22"D x 11 1/2"H	40 1/2"W x 22"D x 11 1/2"H	46 1/2"W x 22"D x 11 1/2"H
Blower Type(internal):	600 CFM(4-speed)	600 CFM / 1200 CFM (4 speed)	1200 CFM(4-speed)	1200 CFM(4-speed)
Blower Performance:				
Speed 1	90 CFM	90 CFM 380 CFM	380 CFM	380 CFM
Speed 2	330 CFM	330 CFM 660 CFM	660 CFM	660 CFM
Speed 3	490 CFM	490 CFM 950 CFM	950 CFM	950 CFM
Speed 4	600 CFM	600 CFM 1200 CFM	1200 CFM	1200 CFM
Noise (sones):				
Working Speed	Min:2 , Max:9.6	Min:2, Max: 9.5	Min:2.05, Max:7.5	Min:2.05, Max:7.5
Finish:	Stainless Steel			
Controls:	Fully retractable rotating knobs with blue backlighting			
Illumination:				
(replaceable lamps 1 intensity)	2 LED, 7.5 Watts	2 LED, 6.5 Watts (EAR634SS) 2 LED, 7.5 Watts (EAR134S4)	4 LED, 7.5 Watts	4 LED, 7.5 Watts
Filter Type:	Dishwasher-Safe, Professional Stainless Steel Baffle Filter			
Angled Baffle Filters:	1	2	2	3
Duct Transition:	10" Round with BackDraft Damper (top only)			
Installation Type:	Ducted Installation Only			
Electrical:	120V - 60 Hz			
CONSUMABLE PARTS:				
Replacement Grease Filter (1):	GF09EA	GF09GA	GF09FA	GF09EA
Replacement Light Bulb (1):	LMP0131098	LMP0131098A (EAR634SS) LMP0131098 (EAR134S4)	LMP0131098	LMP0131098


\*Consumable parts are sold in units of one (1). Order accordingly


\*The product images shown are for illustration purposes only and may not be an exact representation of the product.


PLUS FEATURES


- 

**HUSH SYSTEM** - An exclusive sound deadening technology that effectively reduces sound levels by over 35%
- 

**LED CONSUMER REPLACEABLE BULB** - High quality LED lighting usually requires a skilled technician to replace lamps. Avoid this expense with Elica's new LED lamps that enable homeowners to replace in seconds
- 

**SEAMLESS CRAFTSMANSHIP** - Heavy gauge stainless steel "Seamless" construction that delivers refined elegance.
- 

**STAINLESS STEEL BAFFLE FILTERS WITH GREASE COLLECTORS** - Designed for high airflow cooking, the "S" shape design traps high volumes of grease
- 

**PROFESSIONAL PERFORMANCE** - Special features and high performances for models with aspiration capacity between 600 and 1200 CFM's
- 

**HEAT GUARD** - Senses extreme temperatures (>158 degrees) and automatically adjusts the blower speed to HIGH



INSTALLATION INSTRUCTIONS  
27" (68.6 CM) AND 30" (76.2 CM) ELECTRIC  
BUILT-IN MICROWAVE OVEN FLUSH  
INSTALLATION KIT

INSTRUCTIONS D'INSTALLATION  
POUR ENSEMBLE D'INSTALLATION EN  
AFFLEUREMENT DE FOUR À MICRO-ONDES  
ÉLECTRIQUE ENCASTRÉ DE 27" (68,6 CM)  
ET 30" (76,2 CM)

27" (68.6 cm) Flush Installation Kits  
Ensembles d'installation en affleurement de 27" (68,6 cm)

	Stainless Steel Acier inoxydable	Stainless Steel/ Acier inoxydable, RISE™/NOIR™
Model#/ Modèle n°	Kit PN/ Ensemble référence: W10801485	Kit PN/ Ensemble référence: W11358283
JMC2427DS	★★	★
JMC2427IM, JMC2427IL	★	★★

30" (76.2 cm) Flush Installation Kits  
Ensembles d'installation en affleurement de 30" (76,2 cm)

	Black Noir	Stainless Steel/ Acier inoxydable	Stainless Steel/ Acier inoxydable, RISE™/NOIR™
Model#/ Modèle n°	Kit PN/ Ensemble référence: W10801487	Kit PN/ Ensemble référence: W10801486	Kit PN/ Ensemble référence: W11358282
JMC2430DB	★★	★	★
JMC2430DP, JMC2430DS	★	★★	★
JMC2430IM, JMC2430IL	★	★	★★

- ★ Approved for use.
- ★★ Recommended color and approved for use.
- ★ Approuvé pour l'utilisation.
- ★★ Couleur recommandée et approuvé pour l'utilisation.

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**IMPORTANT:**  
Save for local electrical inspector's use.  
**IMPORTANT:**  
À conserver pour consultation par l'inspecteur local des installations électriques.  
W11356316A





# 30" SINGLE WALL OVEN WITH MULTIMODE<sup>®</sup> CONVECTION SYSTEM

## Signature Features

### MULTIMODE<sup>®</sup> CONVECTION SYSTEM

Steady heat produced by three elements is circulated by whirling metal blades, weaving around every flat tine. Wield your cooking prowess from marbled meats to succulent roasts.

### MY CREATIONS

Curate recipe presets at will. Bake for 30 minutes, broil for 4 and keep dishes warm until you're ready to dine—all without lifting a finger.

### IRRESISTIBLE INTERIOR

Captivation cloaked in black. Beyond a dark glass expanse, cinematic lighting illuminates smooth racks, flat tines, and an enticing jet black interior.

## Feature Listing

### DESIGN & CRAFTSMANSHIP

#### Irresistible Interior

- 4.3-Inch Full Color LCD Display
- Cinematic Lighting
- Seamless Touches
- Glide Rack
- Smooth Close Door
- 5.0 Cu. Ft. Capacity

### PERFORMANCE

#### MultiMode<sup>®</sup> Convection System My Creations

- Closed Door Broiling
- Versatile Modes
- 3,200-Watt Convection Element
- 2,800-Watt Hidden Bake Element
- 4,000-Watt Broil Element
- 8-Pass Reflective Broil Element
- Temperature Probe

### ADDITIONAL FEATURES

- Keep Warm<sup>™</sup> Option
- Auto Convection Conversion
- Auto Convection Modes
- Manual Convection Modes
- Rapid Preheat
- Proofing Option
- Control Lock
- Sabbath Mode
- ADA Compliant
- Badasses at the Ready
- Serviced by a Select Few

## Specifications

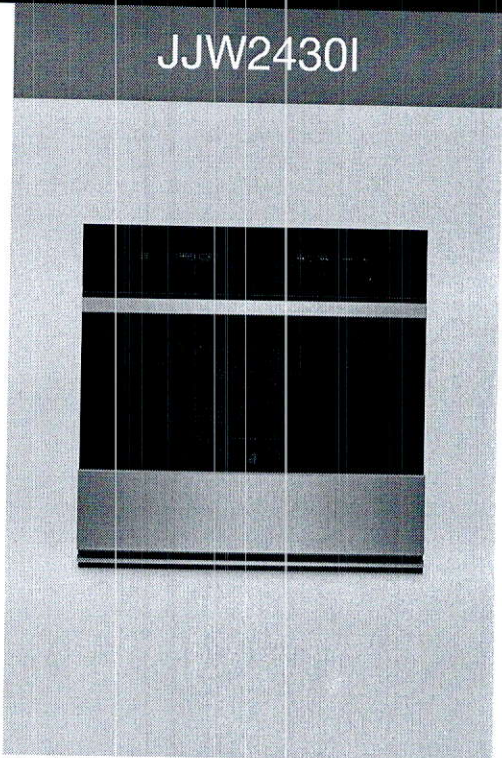
- Shipping Weight (lbs) 184
- Volts 240
- Amps 20
- Capacity (Cu. Ft.) 5.0

## Dimensions

- Overall Dimensions 30" x 29(7/8)" x 25(5/16)"
- Opening / Clearance Dimensions (Traditional Installation) 28(1/2)" x 28" x 24"
- Opening / Clearance Dimensions (Flush Installation) 30(1/4)" x 30(7/16)" x 25"

Do not make any cutouts based on this information

JJW2430I



## Style Options

**RISE<sup>™</sup>**  
JJW2430IL

**NOIR<sup>™</sup>**  
JJW2430IM



LIMITED  
**WARRANTY**

Bold = Top Features

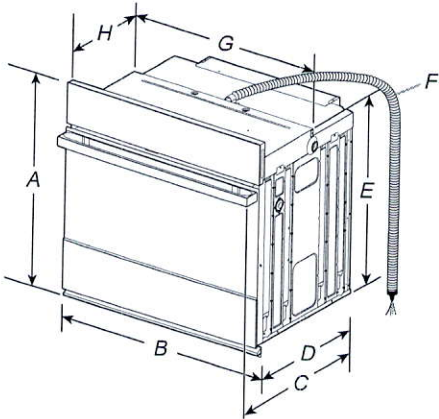
**JENNAIR<sup>®</sup>**



SINGLE WALL OVENS

JJW2427I – 27" x 29-7/8" x 25-5/16"

JJW2430I, JJW3430I – 30" x 29-7/8" x 25-5/16"



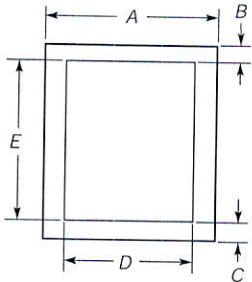
PRODUCT DIMENSIONS – SINGLE OVENS

27" (68.6 CM) MODELS

- A. 29-7/8" (75.8 cm) max. overall height
- B. 27" (68.6 cm) overall width
- C. JJW2427IM – 26-3/8" (67 cm)  
JJW2427IL – 27-3/16" (69 cm)
- D. 23-1/4" (59.1 cm) max. recessed depth
- E. 27-3/16" (69 cm) recessed height
- F. 48" (121.9 cm) flexible conduit length
- G. 25-7/16" (64.6 cm) max. recessed width
- H. 12" (30.5 cm) from back of control panel to start of strain relief

30" (76.2 CM) MODELS

- A. 29-7/8" (75.8 cm) max. overall height
- B. 30" (76.2 cm) overall width
- C. JJW2430IM – 26-3/8" (67 cm)  
JJW2430IL – 27-3/16" (69 cm)  
JJW3430IM – 26-3/8" (67 cm)  
JJW3430IL – 27-3/16" (69 cm)
- D. 23-1/4" (59.1 cm) max. recessed depth
- E. 27-3/16" (69 cm)
- F. 48" (121.9 cm) flexible conduit length
- G. 28-7/16" (72.2 cm) max. recessed width
- H. 12" (30.5 cm) from back of control panel to start of strain relief



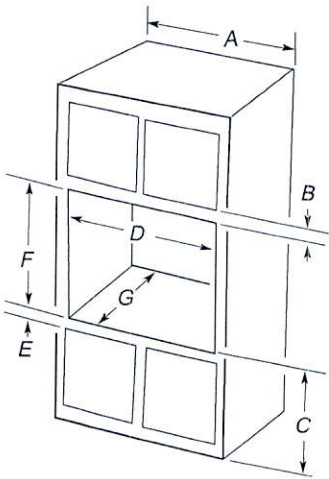
UNDERCOUNTER CABINET DIMENSIONS – SINGLE OVENS

27" (68.6 CM) MODELS

- A. 27" (68.6 cm) min. cabinet width
- B. 1-1/2" (3.8 cm) min. top of cutout to underside of countertop
- C. 5-1/4" (13.3 cm) bottom of cutout to floor
- D. 25-1/2" (64.8 cm) cutout width
- E. 28" (71.2 cm) min. cutout height

30" (76.2 CM) MODELS

- A. 30" (76.2 cm) min. cabinet width
- B. 1-1/2" (3.8 cm) min. top of cutout to underside of countertop
- C. 5-1/4" (13.3 cm) bottom of cutout to floor
- D. 28-1/2" (72.4 cm) cutout width
- E. 28" (71.2 cm) min. cutout height



SINGLE OVENS INSTALLED IN CABINET

27" (68.6 CM) MODELS

- A. 27" (68.6 cm) min. cabinet width
- B. 2-3/16" (5.5 cm) top of cutout to bottom of upper cabinet door
- C. 32" (81.3 cm) bottom of cutout to floor
- D. 25-1/2" (64.8 cm) cutout width
- E. 1-1/2" (3.8 cm) min. bottom of cutout to top of cabinet door
- F. 28" (71.2 cm)\* recommended cutout height
- G. 24" (60.7 cm) cutout depth

\*NOTE: The cutout height can be between 27-1/4" (69.2cm) and 29-7/16" (74.8 cm) for 27" single ovens.

30" (76.2 CM) MODELS

- A. 30" (76.2 cm) min. cabinet width
- B. 2-3/16" (5.5 cm) top of cutout to bottom of upper cabinet door
- C. 32" (81.3 cm) bottom of cutout to floor
- D. 28-1/2" (72.4 cm) cutout width
- E. 1-1/2" (3.8 cm) min. bottom of cutout to top of cabinet door
- F. 28" (71.2 cm)\* recommended cutout height
- G. 24" (60.7 cm) cutout depth

\*NOTE: The cutout height can be between 27-1/4" (69.2 cm) and 29-7/16" (74.8 cm) for 30" single ovens.

**IMPORTANT:** Dimensional specifications are provided for planning purposes only. Do not make any cutouts based on this information. Refer to the Installation or Use & Care Guide before selecting cabinetry, verifying electrical/gas connections, making cutouts or beginning installation. All JennAir® appliances are appropriately UL, CUL or CSA approved.





SINGLE WALL OVENS

JJW2427I – 27" x 29-7/8" x 25-5/16"

JJW2430I, JJW3430I – 30" x 29-7/8" x 25-5/16"

ELECTRICAL REQUIREMENTS

If codes permit and a separate ground wire is used, it is recommended that a qualified electrical installer determine that the ground path and the wire gauge are in accordance with local codes.

Check with a qualified electrical installer if you are not sure the oven is properly grounded.

This oven must be connected to a grounded metal, permanent wiring system.

Be sure that the electrical connection and wire size are adequate and in conformance with the National Electrical Code, ANSI/NFPA 70-latest edition or CSA Standards C22.1-94, Canadian Electrical Code, Part 1 and C22.2 No. O-M91-latest edition, and all local codes and ordinances.

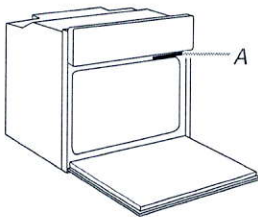
A copy of the above code standards can be obtained from:

National Fire Protection Association  
1 Batterymarch Park  
Quincy, MA 02169-7471  
CSA International  
8501 East Pleasant Valley Road  
Cleveland, OH 44131-5575

ELECTRICAL CONNECTION

To properly install your oven, you must determine the type of electrical connection you will be using and follow the instructions provided for it here.

- Oven must be connected to the proper electrical voltage and frequency as specified on the model/serial/rating plate. The model/serial/rating plate is located under the control panel on single ovens. See the following illustration



A. Model/Serial/Rating Plate

- Models rated from 7.3 to 9.6 kW at 240 V (5.4 to 7.4 kW at 208 V) require a separate 40 A circuit. Models rated at 4.8 kW and below at 240 V (3.6 kW and below at 208 V) require a separate 20 A circuit.
- A circuit breaker is recommended.
- Connect directly to the circuit breaker box (or fused disconnect) through flexible, armored, or nonmetallic sheathed, copper cable (with grounding wire).
- Flexible conduit from the oven should be connected directly to the junction box.
- Fuse both sides of the line.
- Do not cut the conduit. The length of conduit provided is for serviceability of the oven.
- A UL listed or CSA approved conduit connector must be provided.
- If the house has aluminum wiring, follow the procedure below:  
Connect the aluminum wiring using special connectors and/or tools designed and UL listed for joining copper to aluminum.  
Follow the electrical connector manufacturer's recommended procedure. Aluminum/copper connection must conform with local codes and industry accepted wiring practices.

For power requirements for models JJW2427I, JJW2430I and JJW3430I, refer to the following table.

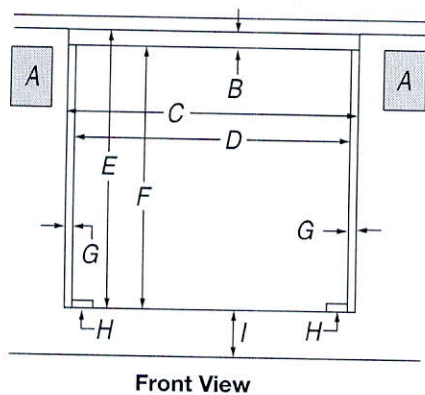
Model	240 VAC	208 VAC
	kW	kW
JJW2427I	4.1	3.1
JJW2430I	4.1	3.1
JJW3430I	4.5	3.4

**IMPORTANT:** Dimensional specifications are provided for planning purposes only. Do not make any cutouts based on this information. Refer to the Installation or Use & Care Guide before selecting cabinetry, verifying electrical/gas connections, making cutouts or beginning installation. All JennAir® appliances are appropriately UL, CUL or CSA approved.





Single Ovens Undercounter - Flush Installations  
(without cooktop installed above)

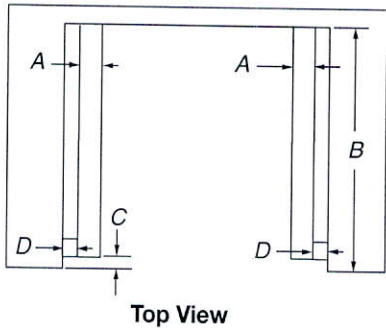


- 27" (68.6 cm) Models**

  - A. Recommended junction box location
  - B. 3/4" (1.9 cm) top cleat\*
  - C. 27 1/4" (69.2 cm) minimum width of flush inset cutout
  - D. 25 7/8" (65.7 cm) minimum width of opening
  - E. 30 7/16" (77.3 cm) minimum height of flush inset cutout
  - F. 29 11/16" (75.4 cm) recommended cutout height
  - G. 1 1/16" (1.7 cm) side cleat\*
  - H. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - I. 4 1/16" (10.3 cm) bottom of cutout to floor
- 30" (76.2 cm) Models**

  - A. Recommended junction box location
  - B. 3/4" (1.9 cm) top cleat\*
  - C. 30 1/4" (76.8 cm) minimum width of flush inset cutout
  - D. 28 7/8" (73.3 cm) minimum width of opening
  - E. 30 7/16" (77.3 cm) minimum height of flush inset cutout
  - F. 29 11/16" (75.4 cm) recommended cutout height
  - G. 1 1/16" (1.7 cm) side cleat\*
  - H. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - I. 4 1/16" (10.3 cm) bottom of cutout to floor

\*Cleats and spacers must be recessed 1 3/8" (3.5 cm) from the front of the cabinet.



- 27" (68.6 cm) Models**

  - A. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - B. 25" (63.5 cm) depth of cutout
  - C. 1 3/8" (3.5 cm) recess from front of cabinet
  - D. 1 1/16" (1.7 cm) side cleat\*
- 30" (76.2 cm) Models**

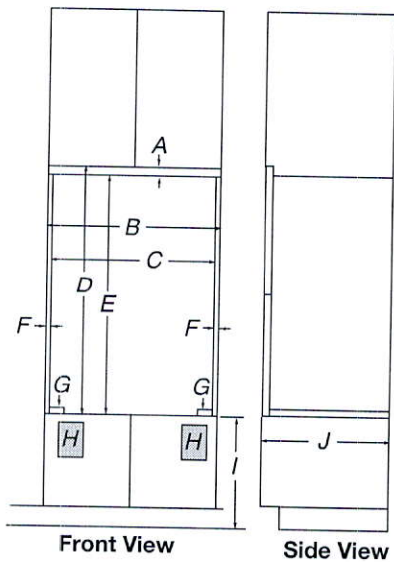
  - A. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - B. 25" (63.5 cm) depth of cutout
  - C. 1 3/8" (3.5 cm) recess from front of cabinet
  - D. 1 1/16" (1.7 cm) side cleat\*

\*Cleats and spacers must be recessed 1 3/8" (3.5 cm) from the front of the cabinet.

Cabinet Dimensions - Double Ovens, Flush Installations

A 25" (63.5 cm) minimum cutout depth is required. These dimensions will result in a 1/4" (6.3 mm) reveal on the top, a 1/4" (6.3 mm) reveal on the sides, and a 1/8" (3.1 mm) reveal on the bottom of the wall oven. The front face of the cleats and platform will be visible and should be treated as a finished surface.

Double Ovens Installed in Cabinet - Flush Installations

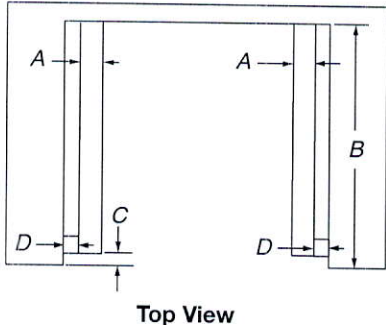


- 27" (68.6 cm) Models**

  - A. 9/16" (1.4 cm) top cleat\*
  - B. 27 1/4" (69.2 cm) minimum width of flush inset cutout
  - C. 25 7/8" (65.7 cm) minimum width of opening
  - D. 53 3/16" (135.1 cm) minimum height of flush inset cutout
  - E. 52 5/8" (133.6 cm) recommended cutout height
  - F. 1 1/16" (1.7 cm) side cleat\*
  - G. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - H. Recommended junction box location
  - I. 4 5/8" - 14 3/4" (11.7 - 37.5 cm) bottom of cutout to floor
  - J. 25" (63.5 cm) minimum depth of cutout
- 30" (76.2 cm) Models**

  - A. 9/16" (1.4 cm) top cleat\*
  - B. 30 1/4" (76.8 cm) minimum width of flush inset cutout
  - C. 28 7/8" (73.3 cm) minimum width of opening
  - D. 53 3/16" (135.1 cm) minimum height of flush inset cutout
  - E. 52 5/8" (133.6 cm) recommended cutout height
  - F. 1 1/16" (1.7 cm) side cleat\*
  - G. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - H. Recommended junction box location
  - I. 4 5/8" - 14 3/4" (11.7 - 37.5 cm) bottom of cutout to floor
  - J. 25" (63.5 cm) minimum depth of cutout

\*Cleats and spacers must be recessed 1 3/8" (3.5 cm) from the front of the cabinet.



- 27" (68.6 cm) Models**

  - A. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - B. 25" (63.5 cm) depth of cutout
  - C. 1 3/8" (3.5 cm) recess from front of cabinet
  - D. 1 1/16" (1.7 cm) side cleat\*
- 30" (76.2 cm) Models**

  - A. 1/2" x 2" (1.3 cm x 5.1 cm) spacer the entire depth of the cutout\*
  - B. 25" (63.5 cm) depth of cutout
  - C. 1 3/8" (3.5 cm) recess from front of cabinet
  - D. 1 1/16" (1.7 cm) side cleat\*

\*Cleats and spacers must be recessed 1 3/8" (3.5 cm) from the front of the cabinet.



# JennAir® NOIR™ 30" BUILT-IN MICROWAVE OVEN WITH SPEED-COOK

JMC2430IM

Available Finishes/Colours

JMC2430IM  
FA



Let your appetite run wild with microwave and convection energy. With curated recipes and full-color doneness images, an intelligent culinary experience awaits your touch.

## Top Features


4.3-Inch Full Color LCD Display

## Seamless Touches

Stainless Steel Microwave Interior

## Manuals & Literature:

 [Use and Care](#)  [Installation Instructions](#)

 [Warranty](#)



Because Whirlpool Corporation policy includes a continuous commitment to improve our products, we reserve the right to change materials and specifications without notice. Dimensions are for planning purposes only. For complete details, see Installation Instructions packed with product. Specifications subject to change without notice.



# INSTALLATION REQUIREMENTS

## Tools and Parts

Gather the required tools and parts before starting installation. Read and follow the instructions provided with any tools listed here.

### Tools Needed

- Phillips screwdriver
- Flat-blade screwdriver
- Measuring tape
- Level
- Drill (for wall cabinet installations)
- 1/8" (3 mm) drill bit (for wall cabinet installations)
- 1" (2.5 cm) drill bit (for wall cabinet installations)

### Parts Needed

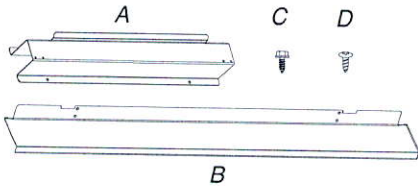
- UL listed or CSA approved conduit connector
- UL listed wire connectors

### Parts Needed – Flush Installation

- W10801485 Stainless steel flush installation kit for 27" (68.6 cm) models
- W10801486 Stainless steel flush installation kit for 30" (76.2 cm) models
- W10801487 Black flush installation kit for 30" (76.2 cm) models

To order, see the "Assistance or Service" section of the Use and Care Guide.

### Parts Supplied



- A. Spacer bars (2)
- B. Bottom vent (1)
- C. 3/8" (9.5 mm) hex-head washer screws (4)
- D. 3/4" (1.9 cm) pan-head screws (4)

Check local codes. Check existing electrical supply. See "Electrical Requirements."

It is recommended that all electrical connections be made by a licensed, qualified electrical installer.

## Location Requirements

**IMPORTANT:** Observe all governing codes and ordinances.

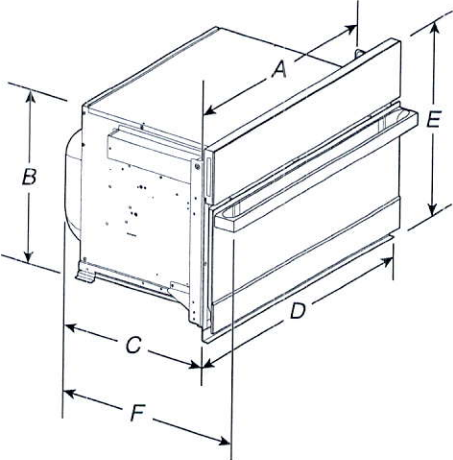
- Cabinet opening dimensions that are shown must be used. Given dimensions provide minimum clearance with microwave oven.
- Recessed installation area must provide complete enclosure around the recessed portion of the microwave oven.
- Grounded electrical supply is required. See "Electrical Requirements" section.
- Electrical supply junction box should be located 3" (7.6 cm) maximum below the support surface when the microwave oven is installed in a wall cabinet. A 1" (2.5 cm) minimum diameter hole should have been drilled in the left rear corner of the support surface to pass the appliance cable through to the junction box.

- For installation above single built-in oven, the junction box must be located inside upper cabinet.
- If you are installing the junction box on rear wall behind the microwave oven, the junction box must be recessed and located in the upper or lower right or left corner of the cabinet; otherwise, the microwave oven will not fit into the cabinet opening.
- Microwave oven support surface must be solid, level, and flush with bottom of cabinet cutout. Floor must be able to support a weight of 108 lbs (49.0 kg).

**IMPORTANT:** To avoid damage to your cabinets, check with your builder or cabinet supplier to make sure that the materials used will not discolor, delaminate, or sustain other damage. This oven has been designed in accordance with the requirements of UL and CSA International and complies with the maximum allowable wood cabinet temperatures of 194°F (90°C).

### Product Dimensions

#### 27" (68.6 cm) and 30" (76.2 cm) Microwave Ovens



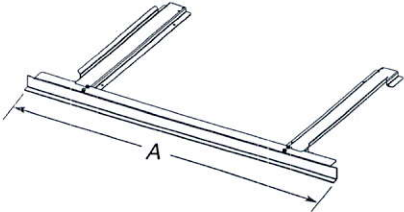
#### 27" (68.6 cm) models

- A. 25<sup>3</sup>/<sub>8</sub>" (64.5 cm)
- B. 17<sup>3</sup>/<sub>8</sub>" (44.1 cm)
- C. 22<sup>11</sup>/<sub>16</sub>" (57.7 cm)
- D. 26<sup>3</sup>/<sub>4</sub>" (68.0 cm) overall width
- E. 19<sup>7</sup>/<sub>8</sub>" (50.3 cm) overall height
- F. JMC2427IM: 25<sup>9</sup>/<sub>16</sub>" (64.9 cm)  
JMC2427IL: 24<sup>3</sup>/<sub>4</sub>" (62.9 cm)

#### 30" (76.2 cm) models

- A. 28<sup>3</sup>/<sub>8</sub>" (72.1 cm)
- B. 17<sup>3</sup>/<sub>8</sub>" (44.1 cm)
- C. 22<sup>11</sup>/<sub>16</sub>" (57.7 cm)
- D. 29<sup>3</sup>/<sub>4</sub>" (75.6 cm) overall width
- E. 19<sup>7</sup>/<sub>8</sub>" (50.3 cm) overall height
- F. JMC2430IM: 25<sup>9</sup>/<sub>16</sub>" (64.9 cm)  
JMC2430IL: 24<sup>3</sup>/<sub>4</sub>" (62.9 cm)

#### 27" (68.6 cm) and 30" (76.2 cm) Microwave Oven Spacer Kit



#### 27" (68.6 cm) models

- A. 26<sup>3</sup>/<sub>4</sub>" (67.9 cm) overall width

#### 30" (76.2 cm) models

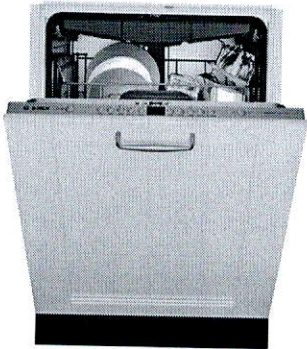
- A. 29<sup>3</sup>/<sub>4</sub>" (75.6 cm) overall width

**NOTE:** The microwave oven spacer kit will allow the microwave oven to be installed in a 17<sup>3</sup>/<sub>8</sub>" to 17<sup>3</sup>/<sub>4</sub>" (44.1 to 45.1 cm) maximum cutout height.



# 24" Custom Panel Dishwasher

300 Series DLX – Custom Panel SHV863WD3N



SHV863WD3N  
Custom Panel

The 3rd rack provides the perfect space for silverware and large utensils while its V shape leaves room below for taller items.

### Features & Benefits

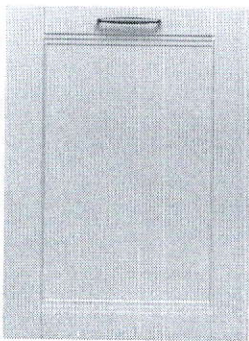
44 dBA: dishwasher runs quietly so your kitchen conversations aren't interrupted.

With PrecisionWash®, intelligent sensors and precision spray arms target every item of every load, so dishes come out sparkling clean every time.

The AquaStop® leak protection system contains leaks through a precisely engineered system. If a leak occurs, the system contains it by shutting down operation and pumping out water. So you have the ultimate peace of mind whether you are away or at home.

General Properties	
Number of wash cycles	5
Number of options	5
dBA	44
Drying system	PureDry
Third rack	Standard 3rd Rack
Rack adjustability	Rackmatic®
Tub material	Stainless Steel
Control type	Buttons
Concealed water heating element	Yes
Leak protection system	24/7 AquaStop®
NSF®-certified* sanitize option	Yes
Water softener	No
Five-level wash	Yes
ChildLock	No
Special features	InfoLight®, Extra Dry Option
Efficiency	
Water usage per cycle	3.5
Energy efficiency class	Tier 1
ENERGY STAR® qualified	Yes
Total annual energy consumption (kWh)	269
Total annual water consumption (g)	623.5
Capacity	
Number of place settings	16

Technical Details	
Watts (W)	1440 W
Current (A)	12 Amps
Volts (V)	120 V
Frequency (Hz)	60 Hz
Power cord full length	67"
Power cord install length from edge of unit when facing the door (in)**	Left – 45" Right -- 56"
Minimum water pressure (lb/sin)	14
Length outlet hose (in)	79"
Dimensions & Weight	
Overall appliance dimensions (HxWxD)(in)	33 7/8" x 23 9/16" x 23 1/16"
Required cutout size (HxWxD)(in)	33 7/8" x 23 5/8" x 24"
Adjustable feet	Yes
Net weight (lbs)	88 lbs
Accessories–Optional	
Junction Box	SMZPCJB1UC
Bosch Dishwasher Water Supply Hose	SMZSH002UC
Drain Hose Extension Kit	SGZ1010UC
Stainless Steel Straight Bosch Bar Handle	SMZ1007UC
Dishwasher Accessory Kit	SMZ5000
Anti-Tarnish Silverware Cassette	SMZ5002UC
Edge Protector + Power Cord Clip Install Kit	SMZEPCC1UC



\*Certification to NSF/ANSI Standard 184 for residential dishwashers  
\*\*September 2020 running production change to remove adhesive routing clips for power cord. These clips and the edge protector are now included in the dishwasher accessory kit # SMZEPCC1UC.

**Accessories:** To purchase Bosch accessories, cleaners & parts please visit [www.bosch-home.com/us/store](http://www.bosch-home.com/us/store) or call 1-800-944-2904 (Mon to Fri 5 am to 6 pm PST, Sat 6 am to 3 pm PST).  
**Notes:** All height, width and depth dimensions are shown in inches. BSH reserves the absolute and unrestricted right to change product materials and specifications, at any time, without notice. Consult the product's installation instructions for final dimensional data and other details prior to making cutout.

**Warranties:** Please see Use & Care manual or Bosch website for statement of limited warranty.  
**For more information on our entire line of products, go to [www.bosch-home.com/us](http://www.bosch-home.com/us) or call 1-800-944-2904**  
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## 42" BUILT-IN FRENCH DOOR REFRIGERATOR/FREEZER - PANEL READY

SUB-ZERO

BI-42UFD/O



### FEATURES

- LED Lighting for brighter interior
- Maximum capacity in a 42" French door model
- Overlay design accepts cabinetry panels of all kinds
- Dual refrigeration keeps food fresher longer
- Air purification system fights spoilage, odors
- Crispers and deli drawers in low-temp, high-humidity zones for optimum freshness
- Two-column shelving for customized storage
- Soft-close deli drawer for meats, cheeses and more
- Microprocessor control assures peak performance
- Water-filtration system reduces contaminants, chlorine taste and odor
- Freshness cards for maximum food preservation
- Rigorously tested in our U.S. manufacturing facilities to ensure decades of use
- Exceptional 24/7 support from Madison, WI-based Customer Care team
- Over-and-under refrigerator/freezer storage
- Magnetic door seal system locks in cold air
- Automatic ice maker with "max ice" feature
- Adjustable shelves for maximum convenience

### ACCESSORIES

- Stainless Steel Side Panel
- White Side Panel
- Air Purification Cartridge
- Egg Container
- Stainless steel kickplate
- Grilles for 83" or 88" finished height (84" is standard)
- Side panel mounting kit
- Flush inset panels in stainless steel with tubular or pro handles
- Full-length standard and extended framed handles
- Framed front panels in white or stainless steel
- Custom front panel mounting kit
- Stainless steel pro handles
- Stainless steel tubular handles

Accessories are available through an authorized Sub-Zero dealer.  
For local dealer information, visit [subzero-wolf.com/locator](http://subzero-wolf.com/locator).



### HANDLE ACCESSORIES

PRO



TUBULAR



### PRODUCT DETAILS

#### REFRIGERATOR

- 6 Adjustable glass shelves
- 1 Stationary glass shelf
- 1 Deli drawer with dividers
- 2 Crisper drawers
- 4 Adjustable door shelves
- 2 Stationary door shelves
- 2 Adjustable dairy compartments

#### FREEZER

- Full-extension roll-out freezer drawer
- Two-tier wire storage baskets
- Automatic ice maker



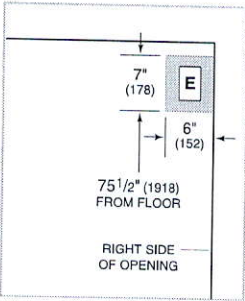
42" BUILT-IN FRENCH DOOR REFRIGERATOR/FREEZER - PANEL READY

SUBZERO

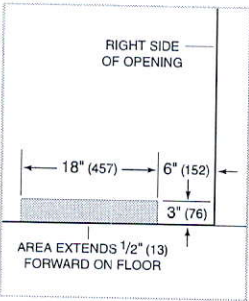
PRODUCT SPECIFICATIONS

Model	BI-42UFD/O
Dimensions	42"W x 84"H x 24"D
Door Clearance	22 1/4"
Drawer Clearance	23 5/8"
Weight	582 lbs
Refrigerator Capacity	18.3 cu. ft.
Freezer Capacity	6.4 cu. ft.
Electrical Supply	115 VAC, 60 Hz
Electrical Service	15 amp dedicated circuit
Plumbing Supply	1/4" OD copper, braided stainless steel or PEX tubing
Plumbing Pressure	35-120 psi
Receptacle	3-prong grounding-type

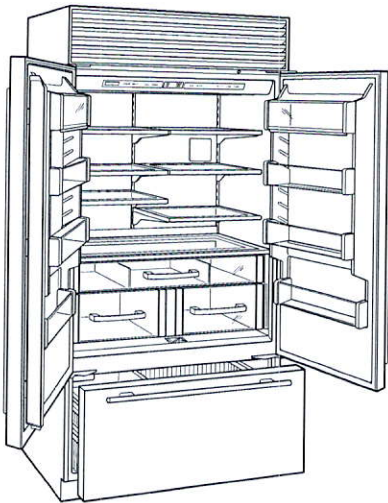
ELECTRICAL



PLUMBING

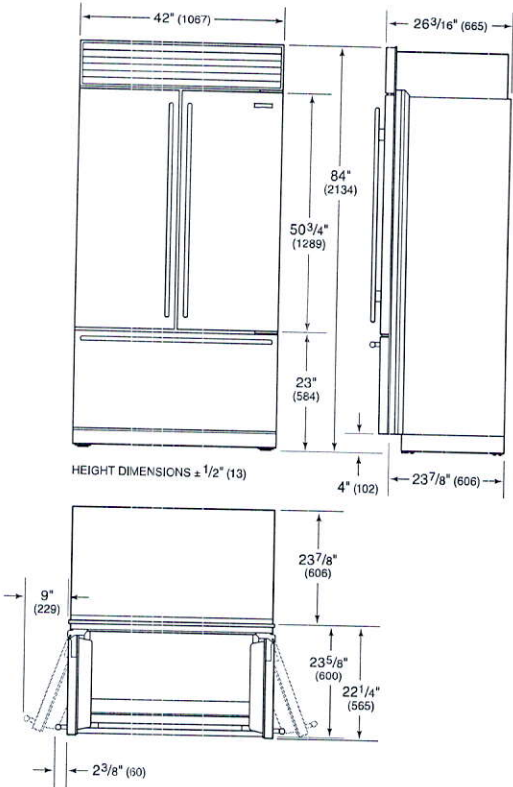


INTERIOR VIEW

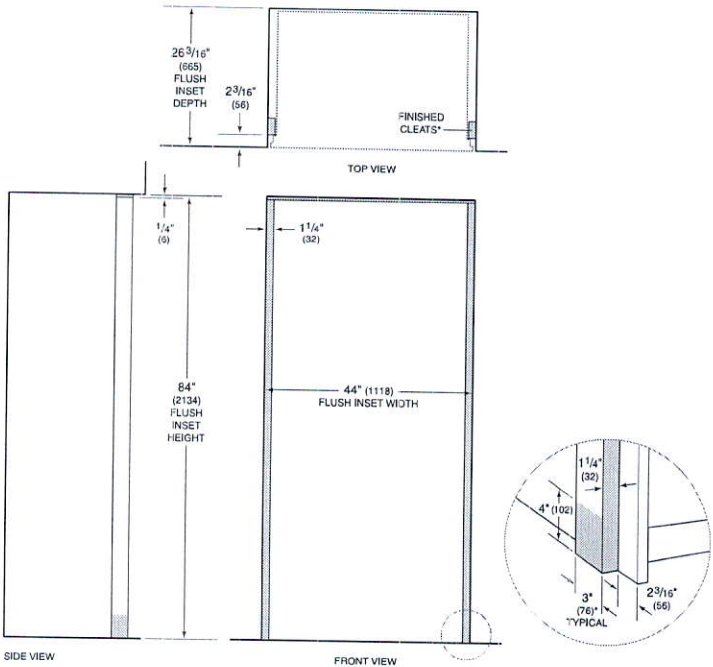


This illustration is intended for interior reference only and may not represent the exterior of the model being specified.

DIMENSIONS



FLUSH INSET INSTALLATION

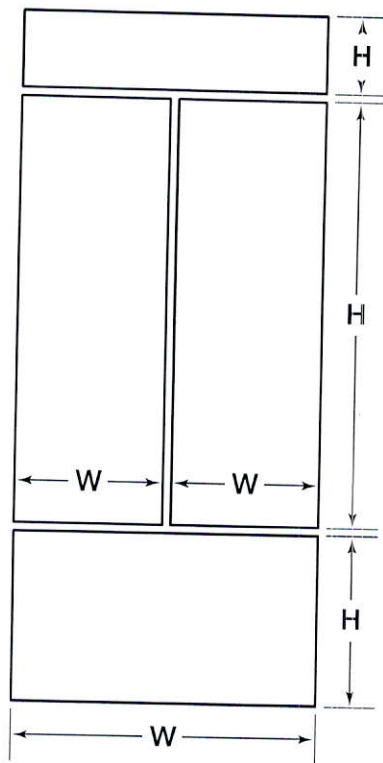


\*3" (76) typical depth. Shaded areas will be visible and should be finished to match cabinetry.  
NOTE: Shaded line represents profile of unit with 3/4" (19) panel.



Panel Specifications

Single Model: BI-42UFD/O



PANEL	FRONT	SPACER	BACKER	MAX WEIGHT
Door (2)	$21 \frac{3}{8}"$ W $50 \frac{1}{8}"$ H	$20"$ W $49 \frac{5}{16}"$ H	$20 \frac{5}{8}"$ W $49 \frac{15}{16}"$ H	50 lbs
Drawer	$43"$ W $19"$ H	$41 \frac{1}{8}"$ W $18 \frac{1}{16}"$ H	$41 \frac{3}{4}"$ W $18 \frac{11}{16}"$ H	50 lbs
Grille	$43"$ W $9 \frac{1}{4}"$ H	$41 \frac{7}{8}"$ W $8 \frac{5}{16}"$ H	$41 \frac{3}{4}"$ W $8 \frac{15}{16}"$ H	13 lbs



